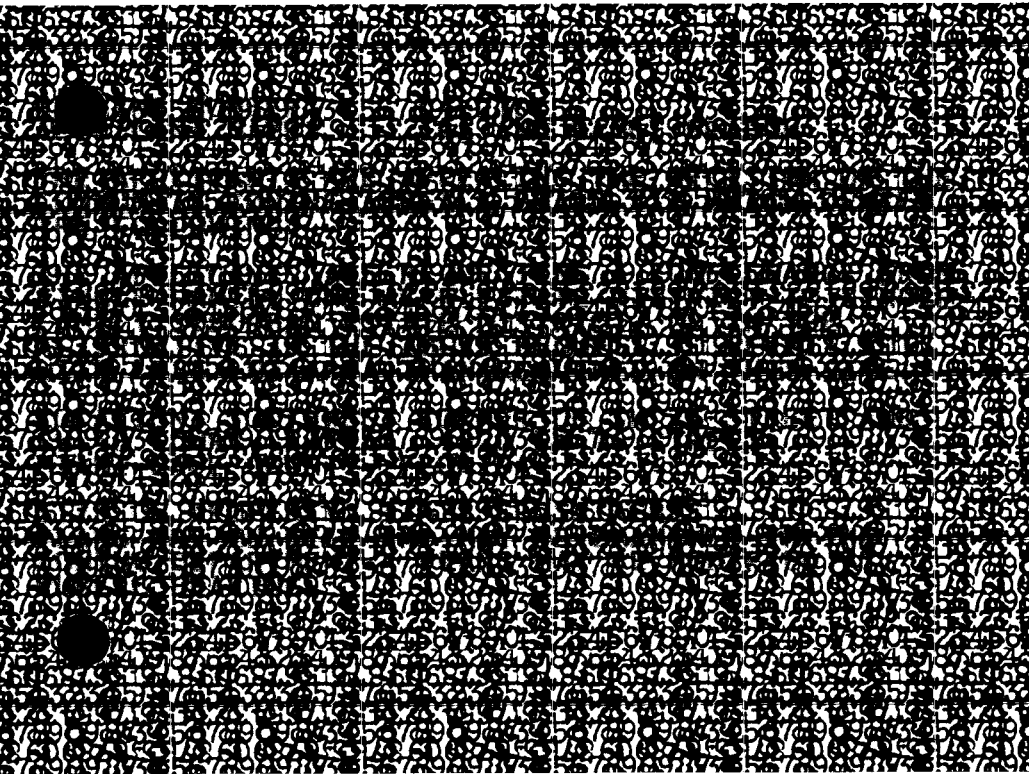


MIAMI-DADE COUNTY
DEPARTMENT OF PLANNING AND ZONING
111 N.W. 1st STREET SUITE 1110
MIAMI, FLORIDA 33128-1974

ZONING HEARING NOTICE



PRESORTED
FIRST CLASS



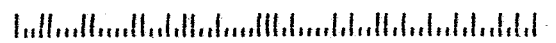
02 1A
0004394702 OCT 14 2005
MAILED FROM ZIP CODE 33128

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72004000270 BCC 1114
MIAMI-DADE COUNTY
DEPARTMENT OF PLANNING & ZONING
ZONING HEARING SECTION
111 N.W. 1 STREET SUITE 1110
MIAMI, FLORIDA 33128-1974

H4UF S M E 33128



MIAMI-DADE COUNTY NOTICE OF PUBLIC HEARING

YOU ARE NOT REQUIRED TO RESPOND TO THIS NOTICE. HOWEVER, OBJECTIONS OR WAIVERS OF OBJECTION MAY BE MADE IN PERSON AT HEARING OR FILED IN WRITING PRIOR TO HEARING DATE. IT IS RECOMMENDED THAT SAME BE MAILED AT LEAST FIVE DAYS (EXCLUDING SATURDAYS, SUNDAYS AND HOLIDAYS) BEFORE HEARING DATE. REFER TO HEARING NUMBER ON CORRESPONDENCE AND MAIL SAME TO MIAMI-DADE COUNTY DEPARTMENT OF PLANNING AND ZONING AGENDA COORDINATOR, 111 NW 1 STREET, SUITE 1110, MIAMI FLORIDA 33128-1974. FOR FURTHER INFORMATION, PLEASE CALL (305) 271-1242 AND DIRECT DIAL: 1-4-1-6 OR FOR SPANISH: 2-4-1-6 PAUSING BETWEEN NUMBERS. IF YOU ARE IN NEED OF A TRANSLATOR, FOR THIS MEETING, ONE CAN BE PROVIDED FOR YOU AT NO CHARGE. PLEASE CALL (305) 375-1244 AT LEAST TWO WEEKS IN ADVANCE OF THE MEETING DATE.

HEARING NUMBER: 04-270
APPLICANT NAME: IRA AND SAMBI GRABOW

THE APPLICANTS ARE APPEALING THE DECISION OF THE COMMUNITY ZONING APPEALS BOARD #12 WHICH DENIED THE FOLLOWING:

THE APPLICANTS ARE REQUESTING A ZONE CHANGE FROM SINGLE-FAMILY ONE ACRE ESTATE DISTRICT TO SINGLE-FAMILY SUBURBAN ESTATE DISTRICT, OR IN THE ALTERNATIVE TO THE ABOVE REQUEST TO PERMIT LOTS WITH LESS LOT AREA THAN REQUIRED ON THIS SITE.

LOCATION: SOUTHWEST CORNER OF SW 76 STREET AND SW 48 COURT, A/K/A: 4820 SW 76 STREET, MIAMI-DADE COUNTY, FLORIDA.

SIZE OF PROPERTY: 1.438 GROSS ACRES
PLANS ARE ON FILE AND MAY BE EXAMINED IN THE ZONING DEPARTMENT. PLANS MAY BE MODIFIED AT PUBLIC HEARING.

HEARING WILL BE HELD IN THE DADE
MIAMI-DADE COUNTY-STEPHEN P. CLARK CT
BOARD OF COUNTY COMMISSIONERS
COUNTY COMMISSION CHAMBERS, 2ND FLOOR
111 NW 1ST STREET
MIAMI-DADE COUNTY, FLORIDA

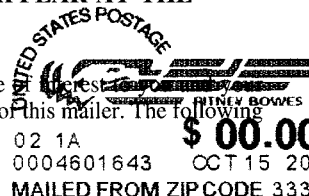
COUNTY COMMISSION
DATE 11/17/2005
THURSDAY
TIME 9:30 AM

72004000270 BCC 1114
MIAMI-DADE COUNTY
DEPARTMENT OF PLANNING & ZONING
ZONING HEARING SECTION
111 N.W. 1 STREET SUITE 1110
MIAMI, FLORIDA 33128-1974

FOR YOUR INFORMATION: NOTICE OF ZONING HEARING IN YOUR AREA.

PLEASE NOTE THAT THIS NOTICE IS FOR YOUR INFORMATION ONLY. YOU ARE NOT REQUIRED TO APPEAR AT THE HEARING OR TO RESPOND.

This notice is to advise you that a zoning hearing application has been filed with the Miami-Dade County Department of Planning, and Zoning Board, in the interest of the immediate neighborhood. The name of the applicant, what is being requested, and the location of the property that would be affected are contained in the information provided to assist you in determining if you want to participate in the zoning hearing process.



- **YOU** are entitled to attend and to speak at the zoning hearing.
- **YOU** may submit written letters or petitions in favor of, or opposing this hearing.
- **YOUR** testimony along with county departmental recommendations and other evidence presented at the hearing will assist the zoning board in making its decision.
- **YOU** are entitled to discuss the application with the professional county staff members that are reviewing the application prior to the hearing.
- **YOU** cannot, however, in accordance with a court ruling, contact a County Commissioner, or Community Zoning Appeals Board member, individually, either orally or in writing, about the application outside of the public hearing.
- **YOU** will know of the zoning board's decision at the hearing unless this case is deferred by the board to another hearing date.
- **YOU** may appeal any zoning decision if your name appears in the official record of the case. However, citizens who wish to **APPEAL** a zoning decision should be aware of the following:

- Decisions of all Community Zoning Appeals Boards will become final unless appealed by an aggrieved party.
- Appeals from Community Zoning Appeals Boards are either to the Board of County Commissioners or to Circuit Court, depending on the type of application.

APPEALS FROM COMMUNITY ZONING APPEALS BOARD TO BOARD OF COUNTY COMMISSIONERS

- For those types of Community Zoning Appeals Board appeals that may be considered by the Board of County Commissioners, the appeal period runs 14 days from the date the results of the Community Zoning Appeals Board are posted in the Department of Planning and Zoning.
- Results are typically posted on the Monday following a hearing.
- Appeals to the Board of County Commissioners are filed with the Zoning Hearing Section of the Department of Planning and Zoning on a form prescribed for appeals. An appeal fee is required to be submitted with the appeal form.

APPEALS FROM BOARD OF COUNTY COMMISSIONERS AND COMMUNITY ZONING APPEALS BOARDS TO CIRCUIT COURT

- Decisions of the Board of County Commissioners will become final unless appealed to the Circuit Court by an aggrieved party.
- The appeal period to file for Circuit Court runs 30 days from the date of transmittal of the resolution to the Clerk of the Board of County Commissioners.
- Appeals of Commission and applicable Community Zoning Appeals Board decisions must be filed with the Circuit Court of the Eleventh Judicial Circuit.

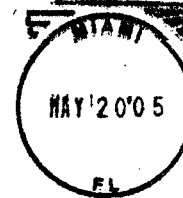
PLEASE NOTE THAT THE APPLICATION MAY CHANGE DURING THE HEARING PROCESS.

FOR ANY FURTHER INFORMATION ON THE ZONING HEARING PROCEDURE, PLEASE CONTACT THE ZONING HEARING SECTION AT (305) 271-1242 AND DIRECT DIAL 1-4-1-6 PAUSING BETWEEN EACH NUMBER. EN ESPANOL (305) 271-1242 Y MARCAR DESPACIO 2-4-1-6.

MIAMI-DADE COUNTY
DEPARTMENT OF PLANNING AND ZONING
1111 N.W. 1 STREET, SUITE 1110
MIAMI, FLORIDA 33128-1974

ZONING HEARING NOTICE

PRESORTED
FIRST CLASS



PB
METER
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U.S. POSTAGE

Z2004000270 C12 1115
MIAMI-DADE COUNTY
DEPARTMENT OF PLANNING & ZONING
ZONING HEARING SECTION
111 N.W. 1 STREET SUITE 1110
MIAMI, FLORIDA 33128-1974

D4JF SNE

33128



MIAMI-DADE COUNTY NOTICE OF PUBLIC HEARING

HEARING NUMBER: 04-270
APPLICANT NAME: IRA AND BAMBI GRABOW

THE APPLICANTS ARE REQUESTING A ZONE CHANGE FROM SINGLE-FAMILY ONE ACRE ESTATE DISTRICT TO SINGLE-FAMILY SUBURBAN ESTATE DISTRICT, OR IN THE ALTERNATIVE TO THE ABOVE REQUEST TO PERMIT LOTS WITH LESS LOT AREA THAN REQUIRED ON THIS SITE.

PLANS ARE ON FILE AND MAY BE EXAMINED IN THE ZONING DEPARTMENT. PLANS MAY BE MODIFIED AT PUBLIC HEARING.

LOCATION: SOUTHWEST CORNER OF SW 76 STREET AND SW 48 COURT, A/K/A: 4820 SW 76 STREET, MIAMI-DADE COUNTY, FLORIDA.

SIZE OF PROPERTY: 1.438 GROSS ACRES

YOU ARE NOT REQUIRED TO RESPOND TO THIS NOTICE. HOWEVER, OBJECTIONS OR WAIVERS OF OBJECTION MAY BE MADE IN PERSON AT HEARING OR FILED IN WRITING PRIOR TO HEARING DATE. IT IS RECOMMENDED THAT SAME BE MAILED AT LEAST FIVE DAYS (EXCLUDING SATURDAYS, SUNDAYS AND HOLIDAYS) BEFORE HEARING DATE. REFER TO HEARING NUMBER ON CORRESPONDENCE AND MAIL SAME TO MIAMI-DADE COUNTY DEPARTMENT OF PLANNING AND ZONING AGENDA COORDINATOR, 111 NW 1 STREET, SUITE 1110, MIAMI FLORIDA 33128-1974. FOR FURTHER INFORMATION, PLEASE CALL (305) 271-1242 AND DIRECT DIAL: 1-4-1-6 OR FOR SPANISH: 2-4-1-6 PAUSING BETWEEN NUMBERS. IF YOU ARE IN NEED OF A TRANSLATOR, FOR THIS MEETING, ONE CAN BE PROVIDED FOR YOU AT NO CHARGE. PLEASE CALL (305) 375-1244 AT LEAST TWO WEEKS IN ADVANCE OF THE MEETING DATE.

HEARING WILL BE HELD AT THE
KENDALL VILLAGE CENTER - CIVIC
PAVILION
8625 SW 124 AVENUE
MIAMI-DADE COUNTY, FLORIDA 33183

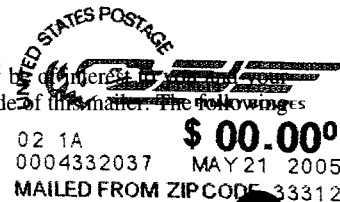
COMMUNITY ZONING APPEALS BOARD 1
DATE 06/20/2005
MONDAY
TIME 6:30 PM

Z2004000270 C12 1115
MIAMI-DADE COUNTY
DEPARTMENT OF PLANNING & ZONING
ZONING HEARING SECTION
111 N.W. 1 STREET SUITE 1110
MIAMI, FLORIDA 33128-1974

FOR YOUR INFORMATION: NOTICE OF ZONING HEARING IN YOUR AREA.

PLEASE NOTE THAT THIS NOTICE IS FOR YOUR INFORMATION ONLY. YOU ARE NOT REQUIRED TO APPEAR AT THE HEARING OR TO RESPOND.

This notice is to advise you that a zoning hearing application has been filed with the Miami-Dade County Department of Planning, and Zoning Board of Adjustment, by an interested party in your immediate neighborhood. The name of the applicant, what is being requested, and the location of the property that would be affected are contained in the notice. The following information is provided to assist you in determining if you want to participate in the zoning hearing process.



YOU are entitled to attend and to speak at the zoning hearing.

YOU may submit written letters or petitions in favor of, or opposing this hearing.

YOUR testimony along with county departmental recommendations and other evidence presented at the hearing will assist the zoning board in making its decision.

YOU are entitled to discuss the application with the professional county staff members that are reviewing the application prior to the hearing.

YOU cannot, however, in accordance with a court ruling, contact a County Commissioner, or Community Zoning Appeals Board member, individually, either orally or in writing, about the application outside of the public hearing.

YOU will know of the zoning board's decision at the hearing unless this case is deferred by the board to another hearing date.

YOU may appeal any zoning decision if your name appears in the official record of the case. However, citizens who wish to **APPEAL** a zoning decision should be aware of the following:

- Decisions of all Community Zoning Appeals Boards will become final unless appealed by an aggrieved party.
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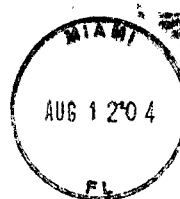
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MIAMI-DADE COUNTY
DEPARTMENT OF PLANNING AND ZONING
111 N.W. 1st STREET SUITE 1110
MIAMI, FLORIDA 33128-1974

ZONING HEARING NOTICE

PRESORTED
FIRST CLASS



PB METER
7113046

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U.S. POSTAGE

12

WILL BE SENT TO YOU.

72004000270 C12 1116
MIAMI-DADE COUNTY
DEPARTMENT OF PLANNING & ZONING
ZONING HEARING SECTION
111 N.W. 1 STREET SUITE 1110
MIAMI, FLORIDA 33128-1974

FRIJMS

33128



MIAMI-DADE COUNTY NOTICE OF PUBLIC HEARING

YOU ARE NOT REQUIRED TO RESPOND TO THIS NOTICE. HOWEVER, OBJECTIONS OR WAIVERS OF OBJECTION MAY BE MADE IN PERSON AT HEARING OR FILED IN WRITING PRIOR TO HEARING DATE. IT IS RECOMMENDED THAT SAME BE MAILED AT LEAST FIVE DAYS (EXCLUDING SATURDAYS, SUNDAYS AND HOLIDAYS) BEFORE HEARING DATE. REFER TO HEARING NUMBER ON CORRESPONDENCE AND MAIL SAME TO MIAMI-DADE COUNTY DEPARTMENT OF PLANNING AND ZONING AGENDA COORDINATOR, 111 NW 1 STREET, SUITE 1110, MIAMI FLORIDA 33128-1974. FOR FURTHER INFORMATION, PLEASE CALL (305) 271-1242 AND DIRECT DIAL: 1-4-1-6 OR FOR SPANISH: 2-4-1-6 PAUSING BETWEEN NUMBERS. IF YOU ARE IN NEED OF A TRANSLATOR, FOR THIS MEETING, ONE CAN BE PROVIDED FOR YOU AT NO CHARGE. PLEASE CALL (305) 375-1244 AT LEAST TWO WEEKS IN ADVANCE OF THE MEETING DATE.

HEARING NUMBER: 04-270
APPLICANT NAME: IRA AND BAMBI GRABOW

THE APPLICANT IS REQUESTING A ZONE CHANGE FROM
SINGLE FAMILY ONE ACRE ESTATE DISTRICT TO
SUBURBAN ESTATE USE DISTRICT.

LOCATION: 4820 S.W. 76 STREET, MIAMI-DADE COUNTY,
FLORIDA.

SIZE OF PROPERTY: 1.2 ACRES

HEARING WILL BE HELD AT THE
GLADES MIDDLE SCHOOL - AUDITORIUM
9451 SW 64 STREET
MIAMI, FLORIDA 33173

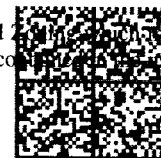
THIS IS A PRELIMINARY
NOTICE ONLY. PRIOR TO
THE HEARING, MORE
SPECIFIC INFORMATION
WILL BE SENT TO YOU.

22004000270 C12 1116
MIAMI-DADE COUNTY
DEPARTMENT OF PLANNING & ZONING
ZONING HEARING SECTION
111 N.W. 1 STREET SUITE 1110
MIAMI, FLORIDA 33128-1974

FOR YOUR INFORMATION: NOTICE OF ZONING HEARING IN YOUR AREA.

PLEASE NOTE THAT THIS NOTICE IS FOR YOUR INFORMATION ONLY. YOU ARE NOT REQUIRED TO APPEAR AT THE HEARING OR TO RESPOND.

This notice is to advise you that a zoning hearing application has been filed with the Miami-Dade County Department of Planning, and you may have an interest in the application. The name of the applicant, what is being requested, and the location of the property that would be affected are contained in this notice. This information is provided to assist you in determining if you want to participate in the zoning hearing process.



UNITED STATES POSTAGE

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AUG 13 2004

MAILED FROM ZIP CODE 3312

YOU are entitled to attend and to speak at the zoning hearing.

YOU may submit written letters or petitions in favor of, or opposing this hearing.

YOUR testimony along with county departmental recommendations and other evidence presented at the hearing will assist the zoning board in making its decision.

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HEARING NO. 05-6-CZ12-1 (04-270)

31-54-41
BCC
Comm. Dist. 7

APPLICANTS: IRA & BAMBI GRABOW

IRA & BAMBI GRABOW are appealing the decision of COMMUNITY ZONING APPEALS BOARD #12, which denied the following:

(1) EU-1 to EU-S

OR IN THE ALTERNATIVE TO REQUEST #1, THE FOLLOWING:

(2) Applicant is requesting to permit a lot with an area of .645 gross acre and a lot with an area of .793 gross acre (1 gross acre required for each).

Upon a demonstration that the applicable standards have been satisfied, approval of request #2 may be considered under §33-311(A)(14) (Alternative Site Development Option) or under §33-311(A)(4)(b) (Non-Use Variance) or (c) (Alternative Non-Use Variance).

A plan is on file and may be examined in the Zoning Department entitled "Specific Purpose Survey, Site Plan, Ira Grabow," as prepared by Robayna and Associates, dated stamped received 4/19/05. Plan may be modified at public hearing.

SUBJECT PROPERTY: The east 257' of Lots 1 & 2 in Block 3, AMENDED PLAT OF GRANADA PARK, Plat book 40, Page 21.

LOCATION: The Southwest corner of S.W. 76 Street & S.W. 48 Court; A/K/A: 4820 S.W. 76 Street, Miami-Dade County, Florida.

SIZE OF PROPERTY: 1.438 Gross Acres

EU-1 (Estates 1 Family 1 Acre Gross)

WC

HEARING NO. 05-6-CZ12-1 (04-270)

31-54-41
Council Area 12
Comm. Dist. 7

APPLICANTS: IRA & BAMBI GRABOW

(1) EU-1 to EU-S

OR IN THE ALTERNATIVE TO REQUEST #1, THE FOLLOWING:

(2) Applicant is requesting to permit a lot with an area of .645 gross acre and a lot with an area of .793 gross acre (1 gross acre required for each).

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SIZE OF PROPERTY: 1.438 Gross Acres

EU-1 (Estates 1 Family 1 Acre Gross)



**Miami-Dade County
Department of Planning and Zoning**

PHOTOGRAPH OF SIGN POSTED FOR ZONING HEARING



HEARING NUMBER: Z2004000270

BOARD: BCC

**LOCATION OF SIGN: Southwest corner of SW 76 Street & SW 48 Court aka 4820
S.W. 76 STREET, MIAMI-DADE COUNTY, FLORIDA.**

Miami Dade County, Florida

Date of Posting: 28-OCT-05

This is to certify that the above photograph is true and correct and that the sign concerning a Zoning Hearing application was posted as indicated above.

SIGNATURE:

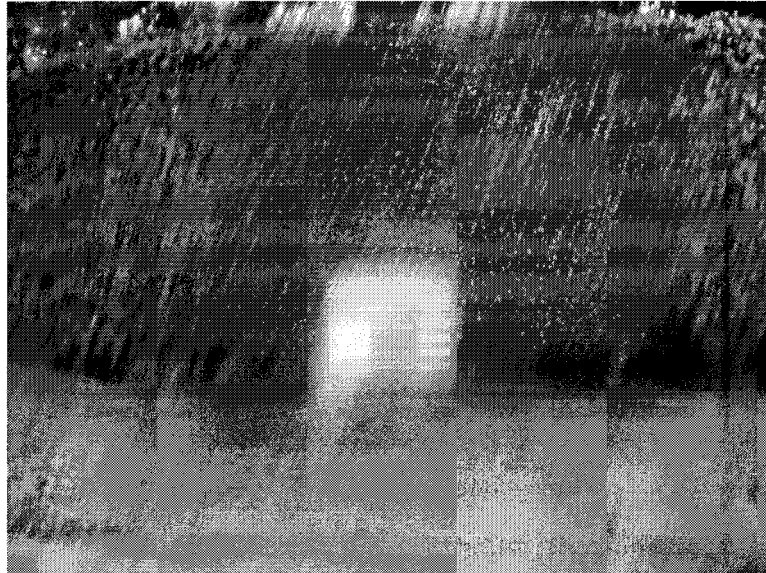
PRINT NAME:

FELIX ACOSTA



Miami-Dade County
Department of Planning and Zoning

PHOTOGRAPH OF SIGN POSTED FOR ZONING HEARING



HEARING NUMBER: Z2004000270

BOARD: C12

**LOCATION OF SIGN: Southwest corner of SW 76 Street & SW 48 Court aka 4820
S.W. 76 STREET, MIAMI-DADE COUNTY, FLORIDA.**

Miami Dade County, Florida

Date of Posting: 31-MAY-05

This is to certify that the above photograph is true and correct and that the sign concerning a Zoning Hearing application was posted as indicated above.

SIGNATURE:

A handwritten signature in cursive script, appearing to read "Cleveland Thompson", written over a horizontal line.

PRINT NAME:

CLEVELAND THOMPSON

C12

AFFIDAVIT FOR MAILING OF FINAL NOTICES

RE: HEARING No: 04-270 HEARING DATE 6/20/05

I, as the undersigned individual, do hereby affirm by my signature and date that all of the property owners of record, as reflected on the Miami-Dade County Property Appraiser's tax roll as updated within

- ☐ 500'
- ☒ 1/2 mile
- ☐ 1 mile

minimum radius of the property described in the above-referenced file have been input into the computer system prior to the deadline for the mailing of notices.

Signature: [Signature]
Date: May 19, 2005

I, as the undersigned individual, do hereby affirm that on the dated referenced below, the notices corresponding to the property owners as hereby referenced were delivered to the mail room for postmarking and mailing.

Signature: [Signature]
Date: 5/20/05

I, as the undersigned individual, do hereby affirm that on the dated referenced below, the notices for the aforementioned file were received from the Zoning Agenda Coordinator's office and postmarked for delivery through the US Postal Service.

Signature: [Signature]
Date: 5/20/05



Miami-Dade County
Department of Planning and Zoning

BCC

AFFIDAVIT FOR MAILING OF FINAL NOTICES

Re: HEARING No. Z2004000270

I, as the undersigned individual, do hereby affirm by my signature and date that all of the property owners of record, as reflected on the Miami-Dade County Property Appraiser's tax roll as updated within

✓ 1/2 mile

minimum radius of the property described in the above-referenced file have been input into the computer system prior to the deadline for the mailing of notices.

Signature:

Alfredo Fernandez-Cueto

Date:

08/02/04

.....
I, as the undersigned individual, do hereby affirm that on the dated referenced below, the notices corresponding to the property owners as hereby referenced were delivered to the mail room for postmarking and mailing.

Signature:

Felix Acosta

Date:

10/14/05

.....
I, as the undersigned individual, do hereby affirm that on the dated referenced below, the notices for the aforementioned file were received from the Zoning Agenda Coordinator's office and postmarked for delivery through the US Postal Service.

Signature:

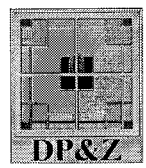
Date:

10/14/05

.....
To be retained in Hearing File



Miami-Dade County
Department of Planning and Zoning




AFFIDAVIT FOR MAILING OR PRELIMINARY NOTICES

Re: HEARING No. Z2004000270

I, as the undersigned individual, do hereby affirm by my signature and date that all of the property owners of record, as reflected on the Miami-Dade County Property Appraiser's tax roll as updated within

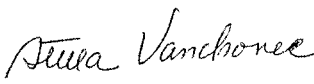
✓ 1/2 mile

minimum radius of the property described in the above-referenced file have been input into the computer system prior to the deadline for the mailing of notices.

Signature: 
Alfredo Fernandez-Cueto
Date: 08/02/04


.....

I, as the undersigned individual, do hereby affirm that on the dated referenced below, the notices corresponding to the property owners as hereby referenced were delivered to the mail room for postmarking and mailing.

Signature: 
Stella Vandrovec
Date: 08/11/04

.....

I, as the undersigned individual, do hereby affirm that on the dated referenced below, the notices for the aforementioned file were received from the Zoning Agenda Coordinator's office and postmarked for delivery through the US Postal Service.

Signature: 
Date: 8/12/04

.....

Ad Number: 710152201
 Insertion Number: 710152201
 Size: 2X12.0
 Color Type: B&W

Client Name: METRO-DADE COUNTY
 Advertiser: METRO-DADE COUNTY
 Section/Page/Zone: NBRS Gables/GS38/Dade
 Description:

www.miamiherald.com | THE HERALD | THURSDAY, OCTOBER 20, 2005 | 38

ZONING HEARING

BOARD OF COUNTY COMMISSIONERS
 THURSDAY, NOVEMBER 17, 2005 - 9:30 a.m.
 COMMISSION CHAMBERS - 2nd Floor
 STEPHEN P. CLARK CENTER
 111 NW 1 STREET, MIAMI, FLORIDA

The list below contains zoning items which may be of interest to your immediate neighborhood.

1. IRA AND BAMBI GRABOW (04-270)

Location: Southwest corner of SW 76 Street and SW 48 Court, A/K/A: 4820 SW 76 Street, Miami-Dade County, Florida (1.438 Gross Acres)

The applicants are appealing the decision of the Community Zoning Appeals Board #12 which denied the following:

The applicants are requesting a zone change from single-family one acre estate district to single-family suburban estate district, or in the alternative to the above request to permit lots with less lot area than required, on this site.

2. JOSE A. REY (03-306)

Location: The southeast corner of theoretical SW 68 Street and the Palmetto Expressway (S.R. #826), Miami-Dade County, Florida (0.91 Acre)

The applicant is requesting approval to permit a single-family residence to be setback less than required from property line, and to permit a parcel of land with less lot frontage and less lot area than required, on this site.

Multiple members of individual community councils may be present.

All persons are entitled to attend and to speak at zoning hearings. However, the courts have ruled that it is improper to contact a Board member individually, either orally or in writing, about zoning applications.

Those items not heard prior to the ending time for this meeting, will be deferred to the next available zoning hearing meeting date for this Board.

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If you are in need of a translator at the Hearing, one can be provided for you at no charge. To arrange for translating service, please call the Zoning Agenda Coordinator's Office at (305) 375-1244 at least two weeks in advance of the meeting date.

Maps and other data pertaining to these items are available for inspection at the **MIAMI-DADE COUNTY DEPARTMENT OF PLANNING AND ZONING**, 11th Floor, 111 NW First Street, Miami, Florida. If further information is desired, call (305) 375-2640, Hearing Section. Please refer to the hearing number when making an inquiry.

Miami-Dade County provides equal access an equal opportunity in employment and does not discriminate on the basis of disability in its programs or services. For material in alternate format, a sign language interpreter or other accommodations, please call the Planning and Zoning Department's ADA Coordinator, at (305) 375-2936 at least five days in advance of the meeting.

* A person who decides to appeal any decision made by any board, agency or commission with respect to any matter considered at this meeting or hearing, will need a record of the proceedings. Such person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which the appeal is to be based five days in advance.

NEIGHBORS CALENDAR

*CALENDAR, FROM 37

rozo. 12400 SW 152nd St., Miami; \$150. 305-255-5551 or access www.fwtb.org.

Halloween Pumpkin Painting: Kids activities at various BankAtlantic branches include games, snacks, temporary tattoos and musical entertainment by a DJ. 11 a.m.-3 p.m. Oct. 22; free. Call venues for more information:

• Hialeah, 1455 W. 49th St., Hialeah. 305-556-1300.

• Kendall, 8701 SW 137th Ave., Kendall. 305-383-450.

• Flagler, 7900 W. Flagler St., West Miami-Dade. 305-263-1002.

• South Miami, 6202 S. Dixie Hwy., South Miami. 305-663-0520.

Halloween Weekend at Cinematheque: Mulholland Drive; Q&A sessions after the film with actor and

director Richard Green; 8:30 p.m. Oct. 27; Miami Beach Cinematheque, 512 Española Way, Miami Beach; \$10, \$6 Cinematheque members. 305-673-4567.

Miami Haunted House of Horror: Includes a haunted house, Spookyville play area, a mini-monster village theme for young children; activities include food, rides and games in a carnival style environment, live performances from artists, DJs, magicians and street performers; 6 p.m.-midnight Fridays, 5 p.m.-midnight Saturdays and 6 p.m.-11 p.m. Sunday-Thursday through Oct. 31; Miami International Mall, 1455 NW 107th Ave., Doral; \$20 adults (includes entry into event, one trip through the haunted house and unlimited carnival rides); \$15 for children 12 and under. 305-971-6444 or www.miamihauntedhouse.com. **Pumpkin Patch:** Plenty of pumpkins

in the patch for purchase; activities include petting farm, \$2 pony rides and scarecrow construction; 10 a.m.-7 p.m. Oct. 15-31; The Little Farm, 13401 SW 224th St., Miami; free, purchase proceeds benefit the American Red Cross Hurricane Relief fund. 305-258-3186.

CELEBRATIONS

Cities in the Wilderness: Bruce Babbitt, former U.S. secretary of the interior, reads from his new book about the need for a national vision of land use that balances settlement and development with nature; 5 p.m. Oct. 27; University of Miami Storer Auditorium, 2250 University Dr., Coral Gables; free. Call 305-284-8259.

Emerald Gala and Silent Auction: Event honors award recipients Robert G. Beatty, general counsel and vice president of public affairs, Miami Herald; Dr. Mack King Carter, senior pastor, New Mount Olive Baptist Church; Mrs. Thelma V.A. Gibson, community activist; and Sen. Frederica S. Wilson, Minority (Democratic) Whip, 33rd District, State of Florida; 8 p.m. Oct. 29; Hyatt Regency, 400 SE Second Ave., Miami; \$60 per person, \$800 per table of 10; proceeds benefit the Foundation's scholarship fund and other charitable endeavors; deadline to purchase tickets is Oct. 26. 305-626-8301.

Firefighters Calendar Appearances: Firefighters sing calendars, Proceeds benefit WFOR-CBS 4's Neighbors 4 Neighbors and Here's Help; 2 p.m. Oct. 22; Village of Merrick Park, 358 San Lorenzo Ave., Coral Gables; \$15. 305-529-0200 or www.firefighterscalendar.com.

Human Services Coalition Celebration, Truth and Hope Awards: Silent auction and karaoke cocktail hour hosted by Jimmy Morales, southern regional political director for U.S. Rep. Jim Davis (D-FL 11), who is seeking the Democratic nomination for governor; musical performances by DJ Le Span and the Spam Allstars, Mayrel Epps, Rose Max and Nicole Henry; includes presentations to Rudy Crew, Miami-Dade superintendent and Marlene Bastien, executive director of Haitian Women of Miami; 6-9 p.m. Oct. 26; Sky Terrace, 100 SE Second St., (Bank Of America Tower), Miami; \$50, \$40 HSC members. 305-576-5001, ext. 32.

Marswatch: Program features renowned Florida astronomers Don Parker and Jose Olivarez as they reveal the latest data and incredible images of the *warrior planet*; 8 p.m. Oct. 21; Florida International University, 10700 SW Eighth St., CP-145, Physics Bldg., West Miami-Dade; free (includes prizes, food buffet and a question and answer session). 305-661-1375 or www.scas.org.

Oktoberfest Miami 2005: Live German music and dancing in the clubhouse and under the big tent. Includes two bands from Germany, German food and drinks, carnival rides, German dance group and youth entertainment; 6 p.m.-midnight Friday, noon-midnight Saturday and noon-10 p.m. Sunday, Oct. 21-23; German American Social Club, 11919 SW 56th St., Miami; \$10 adults (21 and over), \$1 children 13-20, free children 12 and under. 305-553-8587 or 305-552-5123 or www.germanamericclub-miami.org.

The Opportunity: America's Moment to Alter History's Course: Richard Haas, president of the U.S. Council on

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If you qualify you will receive study drug and study related procedures including physical exams, electrocardiograms, eye exams and laboratory tests at no cost.

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For more information, please call:

305-596-9901

Janet Garsten, M.D.
 New Age Medical Research Corp.
 6900 SW 117th Avenue
 Suite 207-B
 Miami, FL 33186



MIAMI-DADE COUNTY, FLORIDA**LEGAL NOTICE****ZONING HEARING**

THE MIAMI-DADE COUNTY BOARD OF COUNTY COMMISSIONERS will hold a Public Hearing on the following items on **Thursday, the 17th day of November, 2005 at 9:30 a.m. in the County Commission Chambers, 2nd Floor, Stephen P. Clark Center, 111 NW 1st Street, Miami, Florida.** Said hearing is being held to consider the application hereinafter listed for Development of Regional Impact in the Unincorporated area of Miami-Dade County, Florida. The Board of County Commissioners RESERVES THE RIGHT to modify the applications, to impose desirable, reasonable conditions, and to change the minimum cubic content requirements, all for the best interest of the overall comprehensive zoning plan and regulations.

Multiple members of individual community councils may be present.

All persons are entitled to attend and to speak at zoning hearings. However, the courts have ruled that it is improper to contact a Board member individually, either orally or in writing, about zoning applications.

Those items not heard prior to the ending time for this meeting, will be deferred to the next available zoning hearing meeting date for this Board.

If you are in need of a translator at the Hearing, one can be provided for you at no charge. To arrange for translating service, please call the Zoning Agenda Coordinator's Office at (305) 375-1244 at least two weeks in advance of the meeting date.

Maps and other data are available for inspection at the **MIAMI-DADE COUNTY DEPARTMENT OF PLANNING AND ZONING**, 11th Floor, 111 NW First Street, Miami, Florida. Protest & Waivers of Protest should be filed IN WRITING at least three days prior to the hearing date, giving the number of the hearing. If further information is desired, call (305) 375-2640, Hearing Section. Please refer to the hearing number when making an inquiry.

Miami-Dade County provides equal access and equal opportunity in employment and does not discriminate on the basis of disability in its programs or services. For material in alternate format, a sign language interpreter or other accommodations, please call the Planning and Zoning Department's ADA Coordinator, at (305) 375-2936 at least five days in advance of the meeting.

HEARING NO. 05-6-CZ12-1 (04-270)

APPLICANTS: IRA & BAMBI GRABOW

IRA & BAMBI GRABOW are appealing the decision of COMMUNITY ZONING APPEALS BOARD #12, which denied the following:

(1) EU-1 to EU-S

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ZONING HEARING
 COMMUNITY ZONING APPEALS BOARD - 12
 KENDALL VILLAGE CENTER - Civic Pavilion
 8625 SW 124 Avenue, Miami, Florida

The list below contains zoning items which may be of interest to your immediate neighborhood.

1. **JUAN M. DIAZ & ALBA D. NOAS** (04-368)
 Location: 9700 SW 74 Street, Miami-Dade County, Florida (95.25' X 100')

The applicants are requesting to permit an addition to a single-family residence setback to be less than required from property line, on this site.

2. **DANIEL R. MARTINEZ** (05-28)
 Location: 8411 SW 84 Terrace, Miami-Dade County, Florida (100' X 111')

The applicant is requesting to permit a single-family residence & an addition to the residence setbacks to be less than required from property lines, and to permit the residence with a greater lot coverage than permitted, on this site.

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Public Notices & Hearings

OR IN THE ALTERNATIVE TO REQUEST #1, THE FOLLOWING:

Applicant is requesting to permit a lot with an area of .645 gross acre and a lot with an area of .793 gross acre (1 gross acre required for each).

Upon a demonstration that the applicable standards have been satisfied, approval of request #2 may be considered under §33-311(A)(14) (Alternative Site Development Option) or under §33-311(A)(4)(b) (Non-Use Variance) or (c) (Alternative Non-Use Variance).

Plan is on file and may be examined in the Zoning Department entitled "Specific Purpose Survey, Site Plan, Ira Grabow," as prepared by Robayna and Associates, dated stamped received 4/19/05. Plan may be modified at public hearing.

SUBJECT PROPERTY: The east 257' of Lots 1 & 2 in Block 3, AMENDED PLAT OF GRANADA PARK, Plat book 40, Page 21.

LOCATION: The Southwest corner of S.W. 76 Street & S.W. 48 Court; A/K/A: 4820 S.W. 76 Street, Miami-Dade County, Florida.

HEARING NO. 04-1-CZ12-4 (03-306)

APPLICANT: JOSE A. REY

Applicant is requesting to permit a single-family residence to setback 5' from the interior side (west) property line (15' required).

Applicant is requesting to permit a parcel of land with a lot frontage of 50' (125' required) and a lot area of 0.91 acre (1 acre required) as a single-family residence.

Plans are on file and may be examined in the Zoning Department entitled "Custom Residence for Mr. Jose Rey," as prepared by Puig Architects/Planners, dated 9/5/03 and 9/9/03 and consisting of 5 pages. Plans may be modified at public hearing.

SUBJECT PROPERTY: A part of the west ½ of the west ½ of the SW ¼ of the SW ¼ in Section 26, Township 54 South, Range 40 East and described as follows: Beginning at 230' east of the Northwest corner of the NW ¼ of the SW ¼ of the SW ¼ of the SW ¼; thence continuing east 107.95' to the E/W line of the west ½, of the west ½, of the west ½, of the SW ¼ of the SW ¼; thence south 415' along the east line of the west ½, of the west ½, of the SW ¼ of the SW ¼; thence west along a line 415' south of and parallel with the north line of the SW ¼ of the SW ¼ of the SW ¼ in Section 26, Township 54 South, Range 40 East 88.31'; thence north along the Palmetto Expressway Right-of-Way line 315.69' to an angle point therein; thence NW/ly along the said Palmetto Expressway Right-of-Way line 100' to the Point of beginning.

LOCATION: The southeast corner of theoretical S.W. 68 Street and the Palmetto Expressway (S. R. #826), Miami-Dade County, Florida.

HEARING NO. 05-11-CC-1 (04-309)

APPLICANT: SUMMERVILLE DEVELOPMENT, INC.

SPECIAL EXCEPTION to permit a charter school.

Plans are on file and may be examined in the Zoning Department entitled "Summerville Charter School," as prepared by Juan A. Rodriguez - Ra Jomoca and consisting of 7 pages dated stamped received 7/8/05. Plans may be modified at public hearing.

SUBJECT PROPERTY: Commencing at the Southwest corner of said Section 19; thence N01°04'14"E, for 1,668.57' along the west line of said Section 19; thence S88°53'36"E, for 265.8' to the Point of beginning; thence N01°06'24"E, for 294.83'; thence S88°53'32"E, for 224.96'; thence S01°09'08"W, for 50'; thence S88°53'32"E, for 175'; thence S01°09'05"W, for 244.87'; thence N88°53'36"W, for 399.72' to the Point of beginning.

LOCATION: The Northwest corner of theoretical S.W. 243 Street & theoretical S.W. 115 Avenue, Miami-Dade County, Florida.

HEARING NO. 05-11-CC-2 (05-253)

APPLICANT: DIRECTOR OF THE DEPARTMENT OF PLANNING & ZONING

GU, RU-1, RU-2, RU-3M, GP, BU-1, BU-1A, BU-2, BU-3, IU-1 to GCUC (Goulds Community Urban Center District)

SUBJECT PROPERTY: Beginning at the Intersection of the South R/W line of Black Creek Canal and the centerline of the theoretical S.W. 114 Avenue, then south along the centerline of S.W. 114 Avenue to the intersection with the centerline of S.W. 214 Street, then east along the centerline of S.W. 214 Street, to the intersection with the centerline of S.W. 113 Avenue, then south along the centerline of S.W. 113 Avenue to the intersection with the centerline of S.W. 216 Street, then west along the centerline of S.W. 216 Street to the intersection with the centerline of S.W. 115 Avenue, then south along the centerline of S.W. 115 Avenue to the intersection with S.W. 220 Street (Old Cutler Road), then west along the centerline of S.W. 220 Street (Old Cutler Road) to a point located approximately 190' west of the centerline of S.W. 120 Avenue, then north along a theoretical line 190' west and parallel to the centerline of S.W. 120 Avenue to the intersection with the centerline of S.W. 216 Street (Hainlin Mill Drive); thence east along the centerline of S.W. 216 Street (Hainlin Mill Drive) for a distance of 30' to a point 160' west of the centerline of S.W. 120 Avenue, then north along a line 160' west of and parallel to the centerline of S.W. 120 Avenue to the centerline of S.W. 215 Street, then east along the centerline of S.W. 215 Street for a distance of 25' to a point 135' west of the centerline of S.W. 120 Avenue, then north along a line 135' west of and parallel to the centerline of S.W. 120 Avenue for a distance of 132' to a point, said point located 135' west of the centerline of SW 120 Avenue, then east 5' to a point 130' west of the centerline of SW 120 Avenue, then north along a line 130' west of and parallel to the centerline of S.W. 120 Avenue for a distance of 50', then west 5' to a point 135' west of the centerline of S.W. 120 Avenue, then north along a theoretical line 135' west of and parallel to the centerline of S.W. 120 Avenue to the intersection with the south right-of-way line of Black Creek Canal, then meandering east along the south right-of-way line of Black Creek Canal to the Point of beginning (intersection with the centerline of theoretical S.W. 114 Avenue).

LOCATION: Lying south of Black Creek Canal (C1-W), north of Old Cutler Road (S.W. 220 Street), and between S.W. 113 Avenue and approximately 190' west of S.W. 120 Avenue, Miami-Dade County, Florida.

HEARING NO. 05-11-CC-3 (05-254)

APPLICANT: DIRECTOR OF THE DEPARTMENT OF PLANNING & ZONING

GU, AU, EU-M, RU-1, RU-1M(a), RU-1M(b), RU-1Z, RU-2, RU-TH, RU-4L, PAD, BU-1, BU-1A, BU-2, BU-3, IU-1, IU-2, IU-3 & IU-C, to PCUC (Princeton Community Urban Center District)

SUBJECT PROPERTY: Portions of Sections 22, 23, 26 & 27, Township 56 South, Range 39 East being

more particularly described as follows: Beginning at the centerline of the intersection of S.W. 127th Avenue and S.W. 256th Street of Section 26, Township 56 South, Range 39 East; thence north, along the centerline of S.W. 127th Avenue to the intersection with the centerline of S.W. 240th Street; thence west along the centerline of S.W. 240 Street to the intersection with the centerline of S.W. 137 Avenue; thence continue west along the centerline of SW 240 Street for 542'± to a point on the Urban Development Boundary (UDB) Line; thence on an assumed bearing S00°44'41"W for 1,440'± to a point; thence N89°26'32"E for 542'± to the centerline of S.W. 137 Avenue; thence south along the centerline of S.W. 137 Avenue to the intersection with the centerline of S.W. 248 Street; thence west along centerline of S.W. 248 Street to the intersection with the centerline of S.W. 139 Avenue; thence south along the centerline of S.W. 139 Avenue to the intersection with the centerline of S.W. 252 Street; thence west along the centerline of S.W. 252 Street to the intersection with the centerline of S.W. 142 Avenue; thence on an assumed bearing S41°03'51"W for approximately 1,737'± to the centerline of the intersection of S.W. 256 Street and S.W. 144th Avenue; thence east along the centerline of S.W. 256 Street to the intersection with the centerline of Packing House Road; thence on an assumed bearing S48°10'08"E for approximately 358'± to the centerline of State Hwy No. 5; thence NE/ly along the centerline of State Hwy. No. 5 for 305'± to the intersection with the centerline of theoretical S.W. 256 Street; thence east along the centerline of theoretical S.W. 256 Street to the Point of beginning (The intersection with the centerline of S.W. 127 Avenue).

LOCATION: Lying south of S.W. 240 Street, north of S.W. 256 Street, west of S.W. 127 Avenue and east S.W. 144 Avenue, Miami-Dade County, Florida.

In accordance with Sections 33-313, 314, and 315 of the Code of Miami-Dade County, all Board of County Commissioners' decisions are subject to review by the Circuit Court of Appeals upon appeal when filed with the Clerk of the Court at Miami-Dade County Court House, Appellate Division, 73 West Flagler, Room 135 - Balcony, Miami, FL 33130, within 30 days from the date of transmittal of the resolution to the Clerk of the Board.

A person who decides to appeal any decision made by the Community Zoning Appeals Board with respect to any matter considered at its hearing, will need a record of the proceedings. Such person may need to ensure that a verbatim record of the proceedings is made including the testimony and evidence upon which the appeal is to be based.

Publication of this Notice on the 25 day of October 2005.

10/25

05-3-39/598972M

MIAMI-DADE COUNTY, FLORIDA

LEGAL NOTICE

ZONING HEARING

THE VILLAGE OF PALMETTO BAY COUNCIL will hold a Public Hearing on the following items on **Monday, the 14th day of November, 2005 at 7:00 p.m. in the SOUTHWOOD MIDDLE SCHOOL, 16301 SW 80 Avenue, Miami, Florida.** Said hearing is being held to consider the applications hereinafter listed for District Boundary Changes, Non-Use Variances, Special Exceptions, Unusual Uses, Modifications of previous resolutions, Use Variances, Appeals of Administrative Decisions and Reformatations of Resolutions for this area within the Village of Palmetto Bay, Florida. The Village of Palmetto Bay Council RESERVES THE RIGHT to modify the applications, to impose desirable, reasonable conditions, and to change the minimum cubic content requirements, all for the best interest of the overall comprehensive zoning plan and regulations.

All persons are entitled to attend and to speak at zoning hearings. However, the courts have ruled that it is improper to contact a Council member individually, either orally or in writing, about zoning applications.

Those items not heard prior to the ending time for this meeting, will be deferred to the next available zoning hearing meeting date for this Council.

If you are in need of a translator at the Hearing, one can be provided for you at no charge. To arrange for translating service, please call the Zoning Agenda Coordinator's Office at (305) 375-1244 at least two weeks in advance of the meeting date.

Maps and other data are available for inspection at the **MIAMI-DADE COUNTY DEPARTMENT OF PLANNING AND ZONING**, 11th Floor, 111 NW First Street, Miami, Florida and at the Village of Palmetto Bay, Village Hall, 8950 SW 152 Street, Palmetto Bay, Florida. Protest & Waivers of Protest should be filed **IN WRITING** at least three days prior to the hearing date, giving the number of the hearing. If further information is desired, call (305) 375-2640, Hearing Section. Please refer to the hearing number when making an inquiry.

Miami-Dade County and the Village of Palmetto Bay provide equal access and equal opportunity in employment and do not discriminate on the basis of disability in its programs or services. For material in alternate format, a sign language interpreter or other accommodations, please call the Planning and Zoning Department's ADA Coordinator, at (305) 375-2936 at least five days in advance of the meeting.

HEARING NO. 05-11-VPB-1 (05-162)

APPLICANT: DAVID E. SODERHOLM

- Applicant is requesting to permit additions to a single-family residence setback 19'7" (25' required) from the rear (north) property line and setback a minimum of 19' (25' required) from the side street (west) property line.
- Applicant is requesting to permit the single-family residence setback 23'11" from the front (south) property line (25' required).

Upon a demonstration that the applicable standards have been satisfied, approval of these requests may be considered under §33-311(A)(14) (Alternative Site Development Option) or under §33-311(A)(4)(b) (Non-Use Variance) or (c) (Alternative Non-Use Variance).

Plans are on file and may be examined in the Zoning Department entitled "Floor Plan for David E. Soderholm," as prepared by the applicant and dated 6/6/05 and consisting of 3 sheets. Plans may be modified at public hearing.

SUBJECT PROPERTY: Lot 10, Block 2, BENSON PARK, Plat book 64, Page 128.

LOCATION: 8925 S.W. 172 Street, Palmetto Bay, Florida.

HEARING NO. 05-11-VPB-2 (05-189)

APPLICANTS: LEE & DINA ELMISLIE

- Applicant is requesting to permit an addition to a single-family residence setback 15'4" (25' required) from the side street (west) property line.
- Applicant is requesting to permit an accessory structure (garage) in front of the principal residence (not permitted) and setback a minimum of 44.7' (75' required) from the front (south) property line.
- Applicant is requesting to permit a swimming pool & spa in front of the principal residence (not permitted) and setback 27' (30' required) from the side street (west) property line.

MIAMI-DADE COUNTY, FLORIDA

NOTICE OF PUBLIC HEARING

Case No. M05-032

A public hearing will be held by the Miami-Dade County, Unsafe Structures Board for all person's having an interest in the property described as:

5629 N.E. 2 Avenue

Legal Description - The W 63' of Lot 10, Blk 11, Blk 8, Dixie Hwy Tract, Pb 5 Pg 24, City of Miami, Florida.

to appear and be heard concerning the order of the Building Official to:

Repair or Demolish (A) 1-Story CBS Commercial Structure

The owner of record being Illise Pierre. Hearing will be held on 06/15/05 at the 11:30 A.M. session, on the 16th Floor, Conference Room 1605, Metro Dade Flagler Building, 140 W. Flagler Street, Miami, Fl. 33130, all in accordance with authority established under the provisions of Chapter 8, Section 8-5 of the Code of Miami-Dade.

It is the policy of Miami-Dade County to comply with all of the requirements of the Americans with Disabilities Act. For sign language interpreter services call 670-9099 five days in advance. For material in accessible format or for ADA complaints call Kathy Charles at (305) 375-2901.

Herminio F. Gonzalez, P. E., Secretary
Miami-Dade County Unsafe Structures Board
Building Code Compliance Office

5/31 6/7

05-3-33/552206M

MIAMI-DADE COUNTY, FLORIDA

NOTICE OF PUBLIC HEARING

Case No. M05-033

A public hearing will be held by the Miami-Dade County, Unsafe Structures Board for all person's having an interest in the property described as:

295 N.W. 1 Court

Legal Description - Lot 18, Blk 1, Hillsdale, Pb 7 Pg 47, City of Miami, Florida.

to appear and be heard concerning the order of the Building Official to:

Repair or Demolish (A) 1-Story CBS Commercial Structure

The owner of record being Amehed Morejon. Hearing will be held on 06/15/05 at the 11:30 A.M. session, on the 16th Floor, Conference Room 1605, Metro Dade Flagler Building, 140 W. Flagler Street, Miami, Fl. 33130, all in accordance with authority established under the provisions of Chapter 8, Section 8-5 of the Code of Miami-Dade.

It is the policy of Miami-Dade County to comply with all of the requirements of the Americans with Disabilities Act. For sign language interpreter services call 670-9099 five days in advance. For material in accessible format or for ADA complaints call Kathy Charles at (305) 375-2901.

Herminio F. Gonzalez, P. E., Secretary
Miami-Dade County Unsafe Structures Board
Building Code Compliance Office

5/31 6/7

05-3-34/552209M

MIAMI-DADE COUNTY, FLORIDA

NOTICE OF PUBLIC HEARING

Case No. DC2005032728U

A public hearing will be held by the Miami-Dade County, Unsafe Structures Board for all person's having an interest in the property described as:

0405 S.W. 153 Court #2

Legal Description - Palm Point Sec 1 Pb 123-8 Lot 2 Blk 1 Lot Size 1126 Sq Ft & Int In Common Area or 1078-2817 02 2002 4 COC 22301-1389 05 2004 3, Miami Dade County, Florida.

to appear and be heard concerning the order of the Building Official to:

Repair or Demolish (A) 2-Story CBS Townhouse Structure
Repair or Demolish (B) 1-Story Aluminum Screen Enclosure
No Action Required (C) 2-Story CBS Townhouse Structure
No Action Required (D) 2-Story CBS Townhouse Structure
No Action Required (E) 2-Story CBS Townhouse Structure
No Action Required (F) 2-Story CBS Townhouse Structure
No Action Required (G) 2-Story CBS Townhouse Structure
No Action Required (H) 2-Story CBS Townhouse Structure
No Action Required (I) 2-Story CBS Townhouse Structure

The owner of record being Ramle Intl. Corp. & Hrm Holdings, Inc. Hearing will be held on 06/15/05 at the 11:30 A.M. session, on the 16th Floor, Conference Room 1605, Metro Dade Flagler Building, 140 W. Flagler Street, Miami, Fl. 33130, all in accordance with authority established under the provisions of Chapter 8, Section 8-5 of the Code of Miami-Dade.

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Herminio F. Gonzalez, P. E., Secretary
Miami-Dade County Unsafe Structures Board
Building Code Compliance Office

5/31 6/7

05-3-24/552186M

MIAMI-DADE COUNTY, FLORIDA

LEGAL NOTICE

THE MIAMI-DADE COUNTY COMMUNITY ZONING APPEALS BOARD FOR AREA 12 will hold a Public Hearing on the following items on Monday, the 20th day of June, 2005 at 6:30 p.m., in the KENDALL VILLAGE CENTER - Civic Pavilion, 8625 SW 124 Avenue, Miami, Florida. Said hearing is being held to consider the applications hereinafter listed for District Boundary Changes, Non-Use Variances, Special Exceptions, Unusual Uses, Modifications of previous resolutions, Use Variances, Appeals of Administrative Decisions and Reformations of Resolutions for this area within Unincorporated Miami-Dade County, Florida. The Community Zoning Appeals Board RESERVES THE RIGHT to modify the applications, to impose desirable, reasonable conditions, and to change the minimum cubic content requirements, all for the best interest of the overall comprehensive zoning plan and regulations.

Multiple members of individual community councils may be present.

All persons are entitled to attend and to speak at zoning hearings. However, the courts have ruled that it is improper to contact a Board member individually, either orally or in writing, about zoning applications.

Those items not heard prior to the ending time for this meeting, will be deferred to the next available zoning hearing meeting date for this Board.

If you are in need of a translator at the Hearing, one can be provided for you at no charge. To arrange for translating service, please call the Zoning Agenda Coordinator's Office at (305) 375-1244 at least two weeks in advance of the meeting date.

Maps and other data are available for inspection at the MIAMI-DADE COUNTY DEPARTMENT OF PLANNING AND ZONING, 11th Floor, 111 NW First Street, Miami, Florida. Protest & Waivers of Protest should be filed IN WRITING at least three days prior to the hearing date, giving the number of the hearing. If further information is desired, call (305) 375-2640, Hearing Section. Please refer to the hearing number when making an inquiry.

Miami-Dade County provides equal access and equal opportunity in employment and does not discriminate on the basis of disability in its programs or services. For material in alternate format, a sign language interpreter or other accommodations, please call (305) 375-1244 at least five days in advance.

HEARING NO. 05-3-CZ12-3 (04-368)

APPLICANTS: JUAN M. DIAZ & ALBA D. NOAS

Applicant is requesting to permit an addition to a single-family residence setback 18.34' (25' required) from the rear (south) property line.

Upon a demonstration that the applicable standards have been satisfied, approval of this request may be considered under §33-311(A)(14) (Alternative Site Development Option) or under §33-311(A)(4)(b) (Non-Use Variance) or (c) (Alternative Non-Use Variance).

Plans are on file and may be examined in the Zoning Department entitled "Attached Addition for Juan M. Diaz & Alba D. Noas," as prepared by Douglas Ruggiano, P. E., consisting of three sheets, dated 8/11/04. Plans may be modified at public hearing.

SUBJECT PROPERTY: Lot 11, Block 3 of HEFTLER HOME, SUNSET PARK, SECTION 1, Plat book 70, Page 24.

LOCATION: 9700 S.W. 74 Street, Miami-Dade County, Florida.

HEARING NO. 05-6-CZ12-1 (04-270)

APPLICANTS: IRA & BAMBI GRABOW

(1) EU-1 to EU-S

OR IN THE ALTERNATIVE TO REQUEST #1, THE FOLLOWING:

(2) Applicant is requesting to permit a lot with an area of .645 gross acre and a lot with an area of .793 gross acre (1 gross acre required for each).

Upon a demonstration that the applicable standards have been satisfied, approval of the request may be considered under §33-311(A)(14) (Alternative Site Development Option) or under §33-311(A)(4)(b) (Non-Use Variance) or (c) (Alternative Non-Use Variance).

A plan is on file and may be examined in the Zoning Department entitled "Specific Purpose Survey, Site Plan, Ira Grabow," as prepared by Robayna and Associates, dated stamped received 4/19/05. Plan may be modified at public hearing.

SUBJECT PROPERTY: The east 257' of Lots 1 & 2 in Block 3, AMENDED PLAT OF GRANADA PARK, Plat book 40, Page 21.

LOCATION: The Southwest corner of S.W. 76 Street & S.W. 48 Court; A/K/A: 4820 S.W. 76 Street, Miami-Dade County, Florida.

HEARING NO. 05-6-CZ12-2 (05-26)

APPLICANT: DANIEL R. MARTINEZ

(1) Applicant is requesting to permit an addition to a single-family residence setback a minimum of 15' (25' required) from the rear (north) property line.

(2) Applicant is requesting to permit the single-family residence to setback 21.92' (25' required) from the front (south) property line.

(3) Applicant is requesting to permit the single-family residence with a lot coverage of 42.11% (35% permitted).

Upon a demonstration that the applicable standards have been satisfied, approval of these requests may be considered under §33-311(A)(14) (Alternative Site Development Option) or under §33-311(A)(4)(b) (Non-Use Variance) or (c) (Alternative Non-Use Variance).

Plans are on file and may be examined in the Zoning Department entitled "Residence Addition & Remodeling, Mr. & Mrs. Daniel Martinez," as prepared by Bravo L. L. C., Architecture, Planning, Interior Design, consisting 5 sheets and dated 2/7/05. Plans may be modified at public hearing.

SUBJECT PROPERTY: Lot 14, Block 5, SECOND ADDITION TO KENDALL POINT, Plat book 80, Page 75.

LOCATION: 8411 S.W. 84 Terrace, Miami-Dade County, Florida.

In accordance with Sections 33-313, 314, and 316 of the Code of Miami-Dade County, Community Zoning Appeals Board decisions are appealable to the Board of County Commissioners or to the Circuit Court of Appeals. Appeals to the Board of County Commissioners must be made within 14 days of the day of posting of the results of the hearing on a form prescribed by the Department of Planning and Zoning. Appeals that are subject to the Circuit Court of Appeals must be filed with the Clerk of the Court at Miami-Dade County Court House, Appellate Division, 73 West Flagler, Room 135 - Balcony, Miami, FL 33130, within 30 days from the date of transmittal of the resolution to the Clerk of the Board.

A person who decides to appeal any decision made by the Community Zoning Appeals Board with respect to any matter considered at its hearing, will need a record of the proceedings. Such person may need to ensure that a verbatim record of the proceedings is made including the testimony and evidence upon which the appeal is to be based.

Publication of this Notice on the 31 day of May 2005.

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05-3-46/552331M